

**IN THE JUSTICE OF THE PEACE COURT OF
THE STATE OF DELAWARE, IN AND FOR KENT COUNTY
COURT NO. 16**

**COURT ADDRESS:
480 BANK LN
DOVER DE 19904**

CIVIL ACTION NO: JP16-09-000058

RONALD BAZIL VS RASHEEDA HUTCHINS, ET AL

**SYSTEM ID: @1170860
RASHEEDA HUTCHINS
352 PARADEE DRIVE
DOVER DE 19904**

ORDER

A Special Court, 3 Judge Panel, was held on appeal for a trial held on the issue of possession and unpaid rent. The judges presiding were Judge Sherlock, Judge Arndt, and Judge Pennella, who chaired the panel. Prior to trial the parties agreed that possession was no longer an issue, the only dispute before the Court is unpaid rent.

After hearing testimony and reviewing evidence the Court finds there is no dispute to the amount rent unpaid, \$6,600.00. In addition the lease provided for a late fee of 5% a month, for a total of \$330.00. Defendants testified they were unable to pay the rent starting November of 2008 due to a job loss. In addition Defendants stopped paying rent as they thought the rental property was going into foreclosure.

The Court finds Defendant's owe Plaintiff \$6,600.00 for unpaid rent from November 2008 to February 2009, plus a late fee of \$330.00. The Defense that the rental property may be in foreclosure is not valid. The Court will apply the \$1800.00 security deposit to the unpaid rent. ***Judgment for Plaintiff for \$4800.00, late fee of \$330.00 plus Court Costs.***


IT IS SO ORDERED this 12th day of March, 2009

 (SEAL)
Judge Ernst M. Arndt

IT IS SO ORDERED this 12th day of March, 2009

 (SEAL)
Judge Michael Sherlock

IT IS SO ORDERED this 12th day of March, 2009

 (SEAL)
Judge Agnes E. Pennella

**IN THE JUSTICE OF THE PEACE COURT OF
THE STATE OF DELAWARE, IN AND FOR KENT COUNTY
COURT NO. 16**

**COURT ADDRESS:
480 BANK LN
DOVER DE 19904**

CIVIL ACTION NO: JP16-09-000058

RONALD BAZIL VS RASHEEDA HUTCHINS, ET AL

**SYSTEM ID: @1170862
THOMAS HUTCHINS
352 PARADEE DRIVE
DOVER DE 19904**

ORDER

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The Court finds Defendant's owe Plaintiff \$6,600.00 for unpaid rent from November 2008 to February 2009, plus a late fee of \$330.00. The Defense that the rental property may be in foreclosure is not valid. The Court will apply the \$1800.00 security deposit to the unpaid rent. ***Judgment for Plaintiff for \$4800.00, late fee of \$330.00 plus Court Costs.***

IT IS SO ORDERED this 12th day of March, 2009



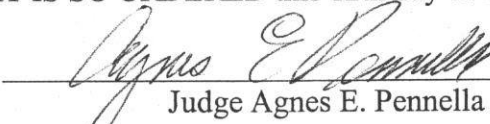
Judge Ernst M. Arndt (SEAL)

IT IS SO ORDERED this 12th day of March, 2009



Judge Michael Sherlock (SEAL)

IT IS SO ORDERED this 12th day of March, 2009



Judge Agnes E. Pennella (SEAL)

**IN THE JUSTICE OF THE PEACE COURT OF
THE STATE OF DELAWARE, IN AND FOR KENT COUNTY
COURT NO. 16**

**COURT ADDRESS:
480 BANK LN
DOVER DE 19904**

CIVIL ACTION NO: JP16-09-000058

RONALD BAZIL VS RASHEEDA HUTCHINS, ET AL

**SYSTEM ID: @1170644
RONALD BAZIL
645 HAMPTON HILLS DR
CAMDEN DE 19934**

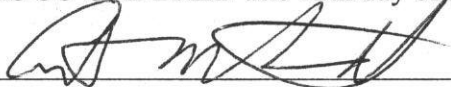
ORDER

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The Court finds Defendant's owe Plaintiff \$6,600.00 for unpaid rent from November 2008 to February 2009, plus a late fee of \$330.00. The Defense that the rental property may be in foreclosure is not valid. The Court will apply the \$1800.00 security deposit to the unpaid rent. ***Judgment for Plaintiff for \$4800.00, late fee of \$330.00 plus Court Costs.***


IT IS SO ORDERED this 12th day of March, 2009

 (SEAL)
Judge Ernst M. Arndt

IT IS SO ORDERED this 12th day of March, 2009

 (SEAL)
Judge Michael Sherlock

IT IS SO ORDERED this 12th day of March, 2009

 (SEAL)
Judge Agnes E. Pennella